



City of Loma Linda Official Report

Floyd Petersen, Mayor
Stan Brauer, Mayor pro tempore
Robert Christman, Councilmember
Robert Ziprick, Councilmember
Charles Umeda, Councilmember

COUNCIL AGENDA: March 14, 2006

TO: City Council

VIA: Dennis R. Halloway, City Manager

FROM: Pamela Byrnes-O'Camb, City Clerk/Agency Secretary

SUBJECT: Joint public hearing of the City Council and Redevelopment Agency to consider the disposition and development of property known as 25371 Park Avenue, including an agreement between the Agency and Habitat for Humanity, San Bernardino Area, Inc., developer

RECOMMENDATION

It is recommended that the City Council and Agency Board continue the public hearing to April 18.

BACKGROUND

Habitat for Humanity, San Bernardino Area, Inc. proposed to acquire the parcel known as 25371 Park Avenue for the purpose of constructing a single-family house to be sold to an income-qualified buyer selected by Habitat.

The City/Agency agreed to sell the parcel, which is located within the Target Area of the Redevelopment Project Area, per an agreement that included a long-term affordability covenant that would limit the use of the property to affordable ownership housing.

Habitat for Humanity has requested changes that are being reviewed by Special Counsel that may substantially change the terms of the agreement; hence the request for continuing the public hearing.

ANALYSIS

Sale of the property to Habitat for Humanity will assist the Agency in furthering the goals of the Implementation Plan by providing for the improvements and the operation of certain uses as provided for in the Agreement.

ENVIRONMENTAL

Not applicable.

FINANCIAL IMPACT

No cash outlay by the Agency. The Agency will receive a modest amount of tax increment annually.